

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM

Property ID: R115128

Property Information

property address:

legal description: RAMSEY PLACE #2, BLOCK 1, LOT 6-8 (PTS OF)

owner name/address: WYATT, TED N

2004 BRIAR OAKS DR

BRYAN, TX 77802-4405

full business name: _____

land use category: Commercial-office

type of business: Storage/Warehouse

current zoning: RD-5

occupancy status: occupied

lot area (square feet): 8,000

frontage along Texas Avenue (feet): n/a

lot depth (feet): 160.21 ft

sq. footage of building: 1,835

property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☐ min. lot width standards

lot width: 57.67 ft

Improvements

of buildings: 2 building height (feet): 12 # of stories: 1

type of buildings (specify): Metal

building/site condition: 2

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) _____

approximate construction date: _____ accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☐ yes ☒ no (specify) _____
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no ☐ dilapidated ☐ abandoned ☐ in-use

of signs: 0 type/material of sign: _____

overall condition (specify): _____

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify) _____

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☐ no # of available off-street spaces: 0

lot type: ☐ asphalt ☐ concrete ☐ other _____

space sizes: _____ sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition: _____

end islands or bay dividers: ☐ yes ☐ no

landscaped islands: ☐ yes ☐ no

Curb Cuts on Texas Avenue *NA*

how many: _____ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☐ yes ☒ no

comments: _____

Outside Storage

☒ yes ☐ no (specify) *different many types of equipment + material*
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☒ yes ☐ no

Other Comments:

Part of lot R115128

non conforming use

no parking available

mainly used for storage for front lot

